1   In the claims:

2

3   1.   A framework for optimizing use of resources in a physical space comprising:

4   links that link entities, having a relationship with a physical space, wherein the

5   links define a relationship between two or more entities or between an

6   entity and the physical space; and

7   a feedback loop that allows user input or consumer feedback to be used in order to

8   optimize one of consumer satisfaction and quality of life, in services

9   offered or proposed to be offered to consumers located in the physical

10   space.

11

12   2.   The framework of claim 1 wherein the framework comprises software and

13   wherein the links are stored in one of: a database, a relational database, and

14   hyperlink storage as hyperlinks.

15

16   3.   The framework of claim 3 wherein the links have a bi-directional relationship.

17

18   4.   The framework of claim 1 wherein the entities comprise one or more of private

19   entities, public entities, physical infrastructure, organization infrastructure,

20   surrounding environs of private, and publicly owned structures.

21

22   5.   The framework of claim 4 wherein physical and organization infrastructure of the

23   entities, comprise one or more of: buildings, equipment and other physical items

24   as well as organizational structure, software, data, information, intellectual assets,

25   and other intangibles.

26

27   6.   The framework of claim 1 wherein the entities relationship with the physical space

28   comprises one or more of: geographical, political, environmental, and/or business

29   relationship.

30

31   7.   The framework of claim 1 wherein the physical space is one of: land, sea, outer

32   space, underwater, neighborhood, developed site, and undeveloped site.

33

8. The framework of claim 1 wherein the services are categorized and the framework further comprises a relational or other database to store services.

9. The framework of claim 1 wherein the services comprise: development, environment, security, information and communications, education, health care, cultural life and sport, and transportation services.

10. The framework of claim 1 wherein the services are characterized as human, economic, and environmental.

11. The framework of claim 1 wherein the framework is used on developed sites or on undeveloped sites.

12. The framework of claim 1 wherein the framework identifies and defines the links.

13. The framework of claim 1 wherein the framework comprises means for managing the links.

14. The framework of claim 1 further comprising a theoretical specification chart wherein a theoretical specification chart is created and used.

15. The framework of claim 14 further comprising a model wherein the theoretical specification is compared to the present land use.

16. The framework of claim 15 wherein the model highlights incompatible propositions with numeric imaging.

17. The framework of claim 15 further comprising a simulator wherein a simulation is created based on the model.

18. The framework of claim 1 further comprising a an operational specification chart which is created and used.

1   19.   The framework of claim 1 further comprising a graphics program wherein a
2   graphical representation is created and used.
3

4   20.   The framework of claim 1 further comprising a 3D program wherein a 3D
5   presentation is created and used.
6

7   21.   The framework of claim 1 further comprising a virtual reality program wherein a
8   virtual reality presentation is used.
9

10   22.   The framework of claim 1 further comprising a three dimensional wherein the
11   three dimensional grid is used for assessment of the services and the three axes
12   represent x = human, y = economic, z = environmental.
13

14   23.   The framework of claim 1 wherein the equation A+B-C<or=A is used for
15   economic evaluation wherein A represents: the cost of existing services, B
16   represents: the increased cost due to improving the service or services, and C
17   represents: persons or entities concerned with:
18   C1 – economy of scale realized when the serve is implemented,
19   C2 – economy due to 'intelligence' in maintenance and operation of the
20   service,
21   C3 – qualitative increase in level and number of services,
22   C4 – economic fall out of these improvement, and
23   C5 – assurance for the operator to have a rapid return on the investment.
24

25   24.   The framework of claim 1 wherein the equation A+B-C>A is used for economic
26   evaluation.
27

28   25.   A method for optimizing land and resource use, said method comprising the steps
29   of:
30   gathering data, said data representative of human factors, economic factors and
31   environmental factors;
32   qualitatively assessing said data;
33   quantitatively assessing said data;

developing a plan for optimal use of said land and resources, wherein said step of
developing comprises determining a numerical representation or value of
services, formulating a theoretical specification, and modeling said
services and use of said land and resources; and

repeating said steps of gathering data, qualitatively assessing said data,
quantitatively assessing said data, and developing a plan, wherein said step
of repeating aids in creating an optimal land-use plan.

26.   The method of claim 25, wherein the step of gathering comprises gathering
customer feedback data.

27.   The method of claim 25, wherein the step of gathering data comprises the step of
populating a chart with the gathered data.

28.   The method of claim 27, wherein the step of qualitatively assessing said data
further comprises the step of assigning a value to the human factors, economic
factors and environmental factors represented by said data.

29.   The method of claim 28, wherein the step of gathering data further comprises the
step of populating a balance sheet with the gathered data.

30.   The method of claim 29, wherein the step of quantitatively assessing said data
further comprises the step of performing calculations on said data to generate
resultant data.

31.   The method of claim 30, further comprising the step of:
importing said data and said assigned value from said chart to an assessment grid;
importing said resultant data from said balance sheet to said assessment grid; and
displaying said assessment grid, wherein said assessment grid represents the status
of said services.

32.   The method of claim 31, further comprising the step of:
modifying the numerical representation or value assigned to the services, thereby
generating a modified value;

1   importing said data and said modified value from said chart to an evolution grid;

2   importing said resultant data from said balance sheet to said evolution grid; and

3   displaying said data and said modified value from said chart, and resultant data

4   from said balance sheet, wherein said evolution grid represents the

5   proposed status of said services.

6

7   33.   The method of claim 32, further comprising the step of visually displaying a

8   virtual representation of the optimal land-use plan.

9

10   34.   The method of claim 33, wherein said assessment grid and said evolution grid

11   have three axis, said three axis representative of said human factors, economic

12   factors and environmental factors.

13

14   35.   The method of claim 33, wherein said human factors are chosen from one of:

15   smart growth & sustainable development, security, health care, education,

16   environment, transportation, cultural life & sport, and information and

17   communication.

18

19   36.   The method of claim 33, wherein said economic factors are chosen from one of:

20   studies and projections cost, realization cost, cost of debt, management,

21   maintenance and control cost, tax revenues, yield and appropriation, sales price of

22   services, and legal and particulars.

23

24   37.   The method of claim 33, wherein said environmental factors are chosen from one

25   of: water, air, noise level, soil - underground – relief, green spaces, public

26   lighting, waste and treatment, and pollution.

27

28   38.   The method of claim 25, wherein said method is implemented during one of:

29   conceptualization of land use, implementation of land use, management and

30   maintenance of land use, and control of land use.

31

32   39.   The method of claim 38, wherein the step of developing is performed during one

33   of: conceptualization of land use, implementation of land use, management and

34   maintenance of land use, and control of land use.

1

2   40.   The method of claim 25, wherein a charter is created.

3

4   41.   The method of claim 25, wherein the proposed services are linked together in a

5   network of links and the links are managed.

6

7   42.   The method of claim 25, wherein said proposed services are chosen from one of: a

8   bridge, a river, a street, streetlights, apartments, TV channels, agriculture, public

9   health, a building, a city hall, the state, sports, a book, a field, offices, cattle, a

10   forest, air and water quality, noise, a factory, a coast, and a hill.

11

12   43.   The method of claim 25, wherein said step of developing a plan for optimal use of

13   said land and resources, further includes the step of performing an economic

14   selection by use of the equation $A+B-C<or=A$, wherein A represents: the cost of

15   existing services, B represents: the increased cost due to improving the service or

16   services, and C represents: persons or entities concerned with: $C1$ – economy of

17   scale realized when the serve is implemented, $C2$ – economy due to 'intelligence'

18   in maintenance and operation of the service, $C3$ – qualitative increase in level and

19   number of services, $C4$ – economic fall out of these improvement, and $C5$ –

20   assurance for the operator to have a rapid return on the investment.

21

22   44.   A computer-readable medium comprising instructions to:

23   gather data, said data representative of human factors, economic factors and

24   environmental factors;

25   qualitatively assess said data;

26   quantitatively assess said data;

27   develop a plan for optimal use of land and resources, wherein the instructions to

28   develop a plan comprise instructions for determining a numerical

29   representation or value of services, formulating a theoretical specification,

30   and modeling said services and use of said land and resources; and

31   repeat instructions to gather data, qualitatively assess said data, quantitatively

32   assess said data, and develop a plan, wherein said repeat instructions aids

33   in creating an optimal land-use plan.

34

1 45. The computer-readable medium of claim 44, wherein the instructions to gather

2   data comprise gathering customer feedback data.

3

4 46. The computer-readable medium of claim 44, further comprising instructions to

5   display the optimal land-use plan..

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